

#### **Easebourne Parish Council**

### **Planning Committee**

# Minutes of meeting held virtually at 7.30pm on Wednesday 7<sup>th</sup> October 2020

Present: D Pack (DP), M Noble (MN), C Sanderson (CS)

In attendance: Parish Clerk S Hurr (SH) and two members of the public.

**1 Public Question Time:** Dr Jane Bell addressed the committee in regards to planning application SDNP/20/02432/LIS and SDNP/20/02341/FUL, The Duke Of Cumberland Arms, Henley Old Road, Henley, Easebourne.

**2 Apologies and Reasons for Absence:** T Baker due to a business engagement and C Cantol due to a family commitment.

#### 3 Code of Conduct:

- a. Declarations of Interest on items included on the agenda: M Noble declared an interest in respect of planning application SDNP/20/03119/FUL, Birch Trees Nursing Home, Hollist Lane, Easebourne, due to living in close proximity to the location. In respect of application SDNP/20/03995/TPO, 9 Hurst Park, Easebourne, although it was initially considered that all Members of the committee should declare an interest as the named contact on the application was co-opted to the Parish Council Communication Panel, it was established that the application had in fact been submitted by the associated management company for Hurst Park.
- b. Dispensation requests: None.

**4 Minutes of the last meeting:** The minutes of the last meeting held on 2<sup>nd</sup> September 2020 were agreed, and will be signed at the next opportunity.

# **5 Planning Applications:**

SDNP/20/02432/LIS and SDNP/20/02341/FUL

The Duke Of Cumberland Arms, Henley Old Road, Henley, Easebourne

Extension to public house to provide enlarged restaurant, WC facilities and terrace area.

On a proposal by the Chairman of the Committee it was **RESOLVED** to submit comments stating that the Parish Council wished to confirm their support for local businesses, and the importance of ensuring they are sustainable, and able to grow. Therefore the Parish Council were pleased to see that that Duke of Cumberland Public House which draws customers from a very wide area, had plans for expansion. However, such development needed to take a number of factors into consideration, and the Parish Council concluded it had some concerns relating to this application.

The key area of concern was in regards to the parking of patrons' vehicles and in the impact on safety and the enjoyment of the amenity of the village for residents. The Parish Council had first-hand experience of the number of vehicles regularly parked on the road currently, due to the car park being full. Although the extension to the restaurant states this was to provide greater space for the same number of customers, this appeared unlikely in business terms. More customers would equate to more vehicles parked on the road. The Parish Council therefore believed this application should without doubt have included development of the car park to provide more off-road parking, to accommodate current, and further numbers of customers and considered that there was sufficient land available for this.

Secondly, with regards to the Dark Skies policy, and the levels of outside lighting, which also appears to remain on when the premises were closed. The Parish Council wished the timing and level of lighting to be strictly conditioned to reduce the negative impact on the dark skies.

Thirdly, in relation to the emission of noise for residents, and although the applicant's agent has provided a noise survey, the Parish Council wished to see an independent survey carried out. The Parish Council also wished to add that adequate off-road car parking would support the reduction of noise for residents.

Finally, the Parish Council further supported the recommendation to undertake bat emergence surveys, and also in relation to bats, that only minimum external lighting should be installed and utilised (as cited above). The Parish Council also further supported the requirement of a check for bird nests within the building prior to work commencing and if nesting birds are found, works in the area will be avoided and the nest protected until after the young have fledged, and the installation of bird box.

The Parish Council had not wished to submit further comments in relation to the listed status of the building.

## SDNP/20/03119/FUL

Birch Trees Nursing Home, Hollist Lane, Easebourne

Rebuild boundary wall.

On a proposal by the Chairman of the Committee it was **RESOLVED** to make no objection to this planning application.

## SDNP/20/03718/TCA

Cowdray Estate Office, 5 Easebourne Street, Easebourne

Notification of intention to crown lift by up to 3.5m (above ground level), crown reduce by 20% and crown thin by 15% on 1 no. Yew tree.

On a proposal by the Chairman of the Committee it was **RESOLVED** to make no objection to this planning application.

### SDNP/20/03995/TPO

9 Hurst Park, Easebourne

Reduce width on east and south sectors by up to 2m and south-east sector by up to 3m on 1 no. Pedunculate Oak tree (T18), reduce widths on north and west sectors by up to 2m and north-west sector by up to 3m on 1 no. Pedunculate Oak tree (T19) subject to 03/00415/TPO.

On a proposal by the Chairman of the Committee it was **RESOLVED** to make no objection to this planning application.

**5** Date of Next Meeting (virtual): It was concluded that the next meeting of the committee should begin at 7.30pm, rather than 7.00pm on Wednesday 5<sup>th</sup> November 2020.

		Meeting closed at 8.02pm
Signed:	_ Date:	